



MITTAL GARG GUPTA & CO.

CHARTERED ACCOUNTANTS

ADDITIONAL INFORMATION FOR ONGOING PROJECTS

Report for quarter ending		31st Dec'22
Sr. No.	Particulars	Information
1.	Project/ phase of the project	M2K Galleria
2.	Location	Sector-5, Dharuhera
3.	Licensed area in acres	1.399 Acre
4.	Area for registration in acres	1.399 Acre
5.	HARERA registration no.	HRERA-PKL-RWR-225-2021
6.	Name of licensee	Elite Homes Private Limited
7.	Name of collaborator	NA
8.	Name of developer	Elite Homes Private Limited
9.	Estimated cost of real estate project	Rs. 965.91 Lacs

Sr. No.	Particulars	Details
1.	Estimated balance cost to be incurred for completion of the real estate project	NIL
2.	Balance amount of receivables from booked apartments as per Annexure-A (1) to this certificate (as certified by chartered accountant based upon verification of books of accounts)	Rs. 141.61 Lacs
3.	i. Balance unsold inventory to be certified by management and to be verified by CA from the records and books of account. Annexure-A(2)	115.32 Sq Mtr
	ii. Estimated amount of sales proceeds in respect of unsold inventory as per Annexure-A(2) to this certificate.	Rs. 68.96 Lacs
4.	Estimated receivables of ongoing project { Sum of 2+3(ii) }	Rs. 210.57 Lacs
5.	Amount to be deposited in separate RERA Bank Account - 70% or 100% (If 4 is greater than 1, then 70% of the balance receivables of ongoing project will be deposited in RERA Bank Account.If 4 is lesser than 1, then 100% of the balance receivables of ongoing project will be deposited in designated Account.)	

112, Vishwadeep Tower, District Centre, Janak Puri, New Delhi - 110058

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This certificate is being issued as per the requirement of compliance in accordance with RERA Act / rules by the company for the project / phase under reference and is based on the records and documents produced before me and explanations provided to me by the management of the Company. It is based on the verification of books of accounts and other related documents till 31.12.2022.

UDIN : 23093321BGVTRQ8780

For Mittal Garg Gupta & Co.

Chartered Accountants

Firm Regn. 016591N



Sanjay Kumar Gupta, FCA

Partner

M. No. 093321

Place : Delhi

Date : 16/01/2023

Statement for calculation of Receivables from the Sales of the ongoing real estate project:

Annexure-A1

Booked Inventory Valuation									
In case of plotted colony									
Sr. No.	Block No.	No of Flats / Apartments/ units/plots	Carpet Area (in Sq. Mts.)	Carpet Area (in Sq. yard)	Area of exclusive balcony /veranda/ covered car parking (Sq.Mts.)	Amount of sale Consideration	Amount Received against Booking till 31-12-2022	Balance Amount as on 31-12-2022	Status
1	Type-1	SCO-01	48.300	57.767	-	34,66,008	26,00,000	8,66,008	Booked
2	Type-1	SCO-02	48.300	57.767	-	31,77,174	22,50,000	9,27,174	Booked
3	Type-1	SCO-03	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
4	Type-1	SCO-04	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
5	Type-1	SCO-05	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
6	Type-1	SCO-06	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
7	Type-1	SCO-07	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
8	Type-1	SCO-08	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
9	Type-1	SCO-09	48.300	57.767	-	31,77,174	30,18,315	1,58,859	Booked
10	Type-1	SCO-10	48.300	57.767	-	31,77,174	31,86,850	-9,676	Booked
11	Type-1	SCO-11	48.300	57.767	-	31,77,174	31,86,901	-9,727	Booked
12	Type-1	SCO-12	48.300	57.767	-	31,77,174	30,18,316	1,58,858	Booked
13	Type-1	SCO-13	48.300	57.767	-	31,77,174	20,85,000	10,92,174	Booked
14	Type-1	SCO-14	48.300	57.767	-	31,77,174	20,85,000	10,92,174	Booked
15	Type-1	SCO-15	48.300	57.767	-	31,77,174	20,85,000	10,92,174	Booked
16	Type-1	SCO-17	48.300	57.767	-	33,21,591	31,56,684	1,64,907	Booked
17	Type-1	SCO-18	48.300	57.767	-	28,88,340	27,35,000	1,53,340	Booked
18	Type-1	SCO-19	48.300	57.767	-	28,88,340	27,43,787	1,44,553	Booked
19	Type-1	SCO-20	48.300	57.767	-	28,88,340	24,87,668	4,00,672	Booked
20	Type-1	SCO-21	48.300	57.767	-	28,88,340	20,88,000	8,00,340	Booked
21	Type-1	SCO-22	48.300	57.767	-	28,88,340	20,88,000	8,00,340	Booked
22	Type-1	SCO-23	48.300	57.767	-	28,88,340	27,40,089	1,48,251	Booked
23	Type-1	SCO-24	48.300	57.767	-	28,88,340	27,43,941	1,44,399	Booked
24	Type-1	SCO-25	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
25	Type-1	SCO-26	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
26	Type-1	SCO-27	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
27	Type-1	SCO-28	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
28	Type-1	SCO-29	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
29	Type-1	SCO-30	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
30	Type-1	SCO-31	48.300	57.767	-	28,88,340	27,43,923	1,44,417	Booked
31	Type-2	SCO-32	46.200	55.255	-	41,44,140	13,50,000	27,94,140	Booked
32	Type-3	SCO-33	68.400	81.806	-	49,08,384	46,62,964	2,45,420	Booked
33	Type-3	SCO-34	68.400	81.806	-	47,03,868	44,68,672	2,35,196	Booked
34	Type-3	SCO-35	68.400	81.806	-	61,35,480	58,28,963	3,06,517	Booked
35	Type-3	SCO-36	68.400	81.806	-	49,08,384	46,63,170	2,45,214	Booked
36	Type-3	SCO-37	68.400	81.806	-	49,08,600	46,63,170	2,45,430	Booked
			1,837.20	2,197.29	-	12,14,13,651	10,72,52,831	1,41,60,820	



Statement for calculation of Receivables from the Sales of the ongoing real estate project:

Annexure-A2

Unsold Inventory Valuation									
In case of plotted colony									
Sr. No.	Block No.	No of Flats / Apartments/ units/plots	Carpet Area (in Sq. Mts.)	Carpet Area (in Sq. yard)	Area of exclusive balcony /veranda/ covered car parking (Sq.Mts.)	Estimated Amount of sale Proceeds	Amount Received against Booking till 31-12-2022	Balance Amount as on 31-12-2022	Status
1	Type-2	SCO-16	46.200	55.255	-	27,62,760	-	27,62,760	Inventory
2	Type-4	SCO-38	69.120	82.668	-	41,33,376	-	41,33,376	Inventory
			115.32	137.92	-	68,96,136	-	68,96,136	

